

ZONING AND BUILDING AGENDA

JUNE 4, 2002

NEW APPLICATIONS

- 252161 ALL AMERICAN ENTERPRISES, Owner, 17005 Western Avenue, South Holland, Illinois 60473, Application (No. MA-02-01; Z02048). Submitted by Christ Healing Evangelical Church, 2422 West Schubert Avenue, Chicago, Illinois 60647. Seeking a MAP AMENDMENT from the I-2 General Industrial District to the R-1 Single Family Residence District for a church and an elementary, non-boarding school and, if granted under companion Special Use SU-02-03, an athletic soccer field, a day care center/children's school and a man-made/artificial lake; and, if granted under companion Special Use, Unique Use SU-02-04, an exhibition/meeting hall (auditorium and banquet hall), a community technology center and a health and fitness, gymnasium center in Section 13 of Thornton Township. Property consists of approximately 8.74 acres located on the east side of Greenwood Avenue approximately 623 feet north of 158th Place. Intended use: Church building complex.
- 252165 ALL AMERICAN ENTERPRISES, Owner, 17005 Western Avenue, South Holland, Illinois 60473, Application (No. SU-02-03; Z02049). Submitted by Christ Healing Evangelical Church, 2422 West Schubert Avenue, Chicago, Illinois 60647. Seeking a SPECIAL USE in the R-1 Single Family Residence District (if granted under companion MA-02-01) for a church complex (also if granted under companion MA-02-01) to include an athletic soccer field, a day care center/children's school and a man-made/artificial lake; and also a Special Use, Unique Use (if granted under companion Special Use, Unique Use SU-02-04), for an exhibition/meeting hall (auditorium and banquet hall), a community technology center and a health and fitness, gymnasium center in Section 13 of Thornton Township. Property consists of approximately 8.74 acres located on the east side of Greenwood Avenue approximately 623 feet north of 158th Place. Intended use: Church building complex including an athletic soccer field, a day care center/children's school and a man-made/artificial lake.
- 252169 ALL AMERICAN ENTERPRISES, Owner, 17005 Western Avenue, South Holland, Illinois 60473, Application (No. SU-02-04; Z02050). Submitted by Christ Healing Evangelical Church, 2422 West Schubert Avenue, Chicago, Illinois 60647. Seeking a SPECIAL USE, UNIQUE USE in the R-1 Single Family Residence District (if granted under companion MA-02-01) for a church complex (also if granted under companion MA-02-01) to include an exhibition/meeting hall (auditorium and banquet hall), a community technology center and a health and fitness, gymnasium center; and also a Special Use (if granted under companion SU-02-03) for an athletic soccer field, a day care center/children's school and a man-made/artificial lake in Section 13 of Thornton Township. Property consists of approximately 8.74 acres located on the east side of Greenwood Avenue approximately 623 feet north of 158th Place. Intended use: Church building complex including an exhibition/meeting hall, a community technology center and a health and fitness, gymnasium center.
- 252174 CHICAGO TITLE & TRUST COMPANY, T/U/T 10-683-22 AND MICHAEL G. GAYDOS AND MERRILEE A GAYDOS, Owners, 26001 Mary Road, Garden Prairie, Illinois 61038-9653, Application (No. SU-02-02). Submitted by Domenick Fragale and Joseph Samperi, 1301 Mulberry Lane, Mount Prospect, Illinois 60056. Seeking a SPECIAL USE in the R-4 Single Family Residence District for the operation of a storage facility for the parking of vehicles, trucks and trailers and equipment, and to build a storage facility not to exceed 8,000 square feet and construct fencing on the perimeter of the property in Section 36 of Wheeling Township. Property consists of approximately 2+ acres, legal description submitted and made a part hereof. Intended use: Operation of a storage facility for the parking of vehicles, trucks, trailers and equipment, and to build a storage facility not to exceed 8,000 square feet and construct fencing on the perimeter of the property.

NEW APPLICATIONS CONTINUED:

- 252183 LASALLE BANK AS TRUSTEE U/T #41502, Owner, 4747 West Dempster Avenue, Skokie, Illinois 60076, Application (No. SU-02-01). Submitted by Steven J. Bernstein, Attorney, 513 Chicago Avenue, Evanston, Illinois 60202. Seeking a SPECIAL USE, UNIQUE USE in the I-1 Restricted Industrial District for a tattoo establishment in one (1) unit of an existing twelve unit shopping center in Section 26 of Elk Grove Township. Property consists of approximately 1.0 acre (applicant proposes to utilize 1 (one) storefront approximately 900 square feet in an existing 12 store shopping center already existing). Intended use: Applicant proposed to utilize a storefront 1 (one) in an existing shopping center, to provide clientele with body art (tattoo(s)). No additions or modifications shall be made to the exterior of the structure. Applicant's physical improvements shall be solely to the interior of an existing, vacant storefront.

THE ZONING BOARD OF APPEALS RECOMMENDATIONS:

- 252145 DOCKET #7258 - SIMON GEWOLB, Owner, Request for a variation to reduce rear yard setback from the required 40 feet to 32 feet (existing condition) and to reduce right interior side yard setback from the required 10 feet to 5.31 feet (existing) for an enclosed patio addition to an existing single family residence in the R-5 Single Family Residence District. The subject property consists of approximately 0.21 of an acre, located at the northwest corner of Stacey Court and Fernwood Drive in Maine Township. **RECOMMENDATION: That the application be granted.**
- 252146 DOCKET #7259 - F. D. MURRAY, Owner, Request for a variation to reduce corner side yard setback from the required 25 feet to 20 feet for an addition to an existing residence in the R-4 Single Family Residence District. The subject property consists of approximately 0.51 of an acre, located at the northeast corner of Waukegan Road and Walnut Circle in Northfield Township. **RECOMMENDATION: That the application be granted.**
- 252147 DOCKET #7260 - BENJAMIN BELCORE, Owner, Request for a variation to reduce lot area from the required 40,000 square feet to 12,768 square feet and reduce lot width from the required 150 feet to 72.16 feet for a single family residence with well and septic in the R-5 Single Family Residence District. The subject property consists of approximately 0.29 of an acre, located at the northwest corner of Yale Avenue and Cook Street in Barrington Township. Cook County Health Department Approval #16105. **RECOMMENDATION: That the application be granted.**
- 252148 DOCKET #7261 - CHRIS KRZYSTNIAK, Owner, Request for a variation to reduce lot area from the required 40,000 square feet to 11,984 square feet and reduce lot width from the required 150 feet to 125 feet for a new single family residence with well and septic in the R-4 Single Family Residence District. The subject property consists of approximately 0.231 of an acre, located at the southwest corner of 155th Street and 116th Avenue in Orland Township. Cook County Health Department Approval #16119. **RECOMMENDATION: That the application be granted.**
- 252149 DOCKET #7262 - STEVEN & ALEX EGERT, Owners, Request for a variation to reduce lot area from the required 40,000 square feet to 36,969 square feet and reduce lot width from the required 150 feet to 138.46 feet for a single family residence with well and septic in the R-3 Single Family Residence District. The subject property consists of approximately 0.85 of an acre, located at the west side of Elm Street, approximately 632 feet south of Wolf Road in Lyons Township. Cook County Health Department Approval #16112. **RECOMMENDATION: That the application be granted.**

* The next regularly scheduled meeting is presently set for Tuesday, June 18, 2002.